

Owner name: 474 NINTH AVENUE REALTY  
HOLDINGS LLC

Property address: 474 9TH AVE.

Borough MANHATTAN (1)	Block 760	Lot 4
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### How much do I owe?

Outstanding charges	\$395.70
New charges	\$0.00
<b>Total amount due by April 1, 2024</b>	<b>\$395.70</b>

*If you have a mortgage, see the Billing Summary on page 2.*

### Ways to pay:

#### Most common way to pay



#### Online

Go to **www.nyc.gov/citypay** or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.



*No fees when you pay from your checking account (e-check) or electronic wire transfer.*

#### Other ways to pay



#### By Mail

Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.



#### In Person

Visit a DOF business center with a copy of this bill. See [www.nyc.gov/visitdof](http://www.nyc.gov/visitdof) for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.

PTS - LD - 1400.01 - S2 - 40 - 1 - 2 - 47034

**Borough: 1 Block: 00760 Lot: 0004**

**Want faster payment processing and instant confirmation?**  
Pay online at [www.nyc.gov/citypay](http://www.nyc.gov/citypay)

**NYC**  
Department of Finance

Statement of Account  
66 John Street  
Room 104 Mailroom  
New York, NY 10038

**Amount Due 04/01/24: \$395.70**

*If you have a mortgage, see the Billing Summary on page 2.*

**Amount Enclosed:**

#804776324021701#  
474 NINTH AVENUE REALTY HOLDINGS LLC  
349 W. 37TH ST.  
NEW YORK NY 10018-4202

**Make checks payable & mail payment to:**  
NYC Department of Finance  
PO Box 680  
Newark NJ 07101-0680

Billing Summary	Amount
Total amount due by April 1, 2024, if you still have a mortgage	\$395.70
Total amount due by April 1, 2024, if you no longer have a mortgage	\$395.70

**Your property details:**

Estimated market value: \$2,478,000  
Tax class: 2 - Residential More Than 10 Units  
Tax Commission Reduction \$115,389.00

**How we calculate your annual taxes:**

Billable assessed value: \$1,091,389.00  
*minus* reductions: – \$115,389.00  
*times* the current tax rate: x 12.5020%  
**Annual property tax: \$122,019.52**

**Messages for You:**

**Department of Environmental Protection records indicate that you have not paid your water bill.**  
Please call (718) 595-7890 immediately to pay or set up a payment arrangement.

Visit [www.nyc.gov/taxbill](http://www.nyc.gov/taxbill) to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your BBL number: 1-760-4. Our address is PO Box 680, Newark, NJ 07101-0680.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

We offer payment agreements for outstanding property taxes. Visit [nyc.gov/dofpaymentplans](http://nyc.gov/dofpaymentplans).

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### **Additional Messages for You:**

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion unless you are exempt by law. You must also file information about any ground or second floor storefront units on the premises, even if you are exempt from filing an RPIE statement. RPIE filers whose properties have an actual assessed value of \$750,000 or greater will be required to file rent roll information. The deadline to file is June 3, 2024. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. Visit [www.nyc.gov/rpie](http://www.nyc.gov/rpie) for more information.

